

**205 McGuinness Road, Seaspray, VIC, 3851**



**Rural For Sale**

Monday, 26 August 2024

205 McGuinness Road, Seaspray, VIC, 3851

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: Rural**

## **DIANELLA DOWNS - Where the Rangers Kiss the Coast**

Situated on the most elevated position along the Ninety Mile Beach. This property offers warm winter grazing land, outstanding views looking across Bass Straight with the coastal lifestyle of the surf beaches.

- Land is a sizable 144.6 Hectares (357.3 acres approximately) with all the hard work of improvements completed.
- Subdivided into 16 mostly east facing paddocks with shelter sheds in each.
- Excellent fencing throughout, with central laneway to the shearing shed and kidding shed facilities for easy stock management.
- S&D bore feeding large water troughs in all paddocks.
- Comfortable Three bedroom plus study home/ managers residence taking advantage of those views. Triple bay lock up garage.
- Excellent shedding including 3 bay shearing shed, hayshed and kidding shed. Machinery shed, workshop.